

District III Advisory Board Minutes

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**June 1, 2005
7:00 p.m.**

**Colvin Neighborhood City Hall
2820 S. Roosevelt**

The District III Advisory Board meeting was held at 7:00 p.m. at the Colvin Neighborhood City Hall at 2820 S. Roosevelt. The District III City Council member, Jim Skelton and nine (9) District Advisory Board members were in attendance. Seven (7) city staff were present and approximately ten (10) members of the public, most of whom signed in.

Members Present

Jim Gulick
William Ward
Joann Hartig
Charlotte Foster
Judy Dillard
John Kemp
Jesse Sheffield
Matt Foley
Dewayne Kitchen
CM Jim Skelton

Members Absent

Teresa Cook

Staff Present

Vicki Mork
Officer Kenton Connor
Officer Dewayne Diehl
Dale Smith
Jim Armour
Rob Raine
Jay Newton

Guests

See page 6

ORDER OF BUSINESS

Call to Order

Council Member Skelton called the meeting to order at 7:05 pm.

Approval of Minutes

Dillard (Ward) moved that the minutes from the May, 2005 meeting be accepted and approved.

Action: Received and filed.

Public Agenda

1. Scheduled Items

No items were scheduled.

Recommended Action: Provide comments/take appropriate action.

2. Off Agenda Items

None were presented.

Recommended Action: Provide comments/take appropriate action.

Staff Presentations

3. Community Policing

East Patrol Report – Officer Kenton Connor informed DAB that he is no longer a Community Policing Officer today is his last day. He is moving to West Patrol SCAT. He's been covering Beat 36, which includes Council Member Jim Skelton's neighborhood. Officer Brian Mock is his replacement. The biggest concern for the area currently involves juveniles being out of school with a resulting increase in larcenies. **Officer Kenton** reminded everyone to lock their cars and make sure valuables are not left visible in the car. He also suggested looking out for your neighbors. He believes parents need to know where their kids are and who they're with. **Officer Connor** explained there had been some issues at Harry & Ollies- in April they were cited for over capacity, blocked fire doors, and under age drinking. Wichita Police Department currently watching them and they know it –their compliance is good at this time. **Dillard** said the City Attorney had taken problem facilities to court. **Officer Connor** replied he wasn't aware of those activities but he sends email to City Attorney every time there is a problem with Harry & Ollies. **Council Member Skelton** said he will review the history of Harry & Ollie's and take up the matter with the City Attorney. He asked Dillard to call him in a few days.

Foley asked about "The Place" – **Officer Connor** said it was very quiet. Audience member said she was unhappy about bicycles not being allowed on sidewalks. **Officer Connor** explained the issue was about motorized scooters – not bikes. He explained they are not street legal, as they don't conform to same standards as cars and motorcycles regarding, tail lights, brake lights, turn signals, etc. They are dangerous to pedestrians on sidewalks, they are only allowed to be used on private property. **Foster** said she would like to see the adult movies place on South Oliver relocated.

South Patrol - Officer Dewayne Diehl reported on the acquisition of a new drug dog. He explained the dog will be introduced next Saturday at the Dillons at 37th & Woodlawn and Dillons has partially funded the acquisition of the dog. It is anticipated the dog will be done training by the end of August and both South and East Patrol Bureaus will use him. The dog will be brought to DAB III.

A new tactic has been introduced for combating gang graffiti, pink paint. It has been used successfully against graffiti in a problem area, the vacant industrial area west of the railroad tracks on Wassal Street, west of K-15. **Officer Diehl** says when he obliterates graffiti with pink paint the gangs won't paint over it. He explained that South Patrol is to receive officers graduating out of the next Police academy. **Hartig** asked about South Patrol follow up techniques in response to the recent domestic violence homicide suicide in her neighborhood. She said that after the third response to a house for domestic violence the North Patrol Police Officer does follow up. **Officer Diehl** concluded his report saying a Community Police Officer from South Patrol will be in attendance at future K-15 Neighborhood Association meetings.

Recommended Action: Receive and file.

4. Metropolitan Area Planning Department – CON2005-00020

Dale Smith, filling in for Jess McNeely presented information on this request for conditional use for accessory apartment on property zoned TF-3, two family residential. He said the request was necessary as the accessory apartment conversion is of an existing detached two car garage.

The property owner did not appear at the DAB meeting however a neighbor did. The neighbor reported her concerns to the City about the construction occurring at this property on 9/23/04 and found out no building permits had been issued. A building permit was issued on 10/1/04 for interior remodel/convert existing detached garage into workshop and personal office space. Application was made on 5/3/05 for Conditional use of accessory apartment.

DAB members commented on the following:

- The conditional use request is after the fact of apartment conversion
- Law violations of this type, construction without proper permits from OCI and requesting zoning changes after the fact of construction, don't seem to have a penalty. Usually permits are issued without penalty after the fact, the permitting process does not seem to be handled very well.
- Wondered if the apartment was for a mother-in-law and was informed apartment was to be owner occupied with main house on property to be a rental.
- Asked if utility service had been inspected – has been.
- Asked why MAPD staff recommended approval – were told that staff typically supported accessory apartments.

Recommended Action: Ward (Kemp) moved to deny conditional use request, motion passed unanimously 9:0.

5. Proposed 2005 – 2014 Capital Improvement Program (CIP)

Jay Newton, Jim Armour and Rob Raine presented the draft 2005-2014 Capital Improvement Project, which reflects revised revenue estimates and updated cost figures for community improvements reflective of City Council and community priorities.

DAB member comments were as follows:

- Concern about effect of possible Equivalent Residential Unit increases on low income or fixed income citizens, urged concern and consideration for any increases in water-sewer funds.
- Noted that Dry Creek and Gypsum Creek projects had been pushed back – concerned it was because of the expense of Cowskin Creek project but informed due to issues with Army Corps of Engineers.
- Questioned the use of money allocated to Hilltop in Neighborhood Revitalization – informed it's for revision of the Hilltop Neighborhood Plan.
- Questioned when funding would be allocated for Neighborhood projects – informed could be as soon as 2 years.
- Questions about funding for a South City Fire Station – informed 4 new/relocated fire stations included in CIP.
- Comments made regarding the great need for the South City Fire Station emphasized the landlocked status of the area and concern that trains, which hem in the neighborhood on both east and west sides, are going to become even longer. The trains can delay and hold up emergency response units.
- With delay of Pawnee Rail Corridor project concerns expressed about the now city owned empty buildings along side railroad track – informed that City is seeking tenants.
- Concern also expressed about effect of delay on residential properties – informed many homes to be affected by the project have been bought out and razed.
- Concern expressed about source of future proposed funding listed for 47th Street South, Broadway to I-135 – informed that a study was done a few years ago, no funds currently designated but efforts being made to work with County, State and Federal governmental officials.
- Funds for Skate Park in District III questioned – informed that it shows up in District III due to adjusted Council District boundaries

Audience member **John Dickson, 6054 S. Minneapolis** commented on lax enforcement of city codes in his area and asked about the possibility of getting sewer service in his neighborhood. He stated there was a problem with raw sewage backing up into the storm sewers in the area when there was heavy rain. He said the lots in the area were small which impacted the functioning of the septic tanks. **Armour** explained the procedure for bringing in sewer and water service to an annexed neighborhood. He said if there was a sanitary issue sewer lines could be ordered in but it would still be at a cost to the residents. **Council Member Skelton** said he would follow up on this issue with Kay Johnson, Environmental Health Department.

Recommended Action: Received, provided feedback and file.

Board Agenda

6. Updates, Issues and Reports

Council Member Skelton gave out Certificates of Appointment to current DAB members and Certificates of Appreciation to previously serving DAB members who were present. He also stated that DAB III would like to consider all planning cases for District III. Frequency of DAB III meetings was discussed; **CM Skelton** would like to hold two DAB meetings a month. This proposal was met with enthusiasm. **Dillard** stated she supported the change

and **Ward** suggested the second monthly meeting be educational. It was decided that the meetings would be held on the 1st and 3rd Wednesday of every month beginning in July 2005.

DAB III amended meeting calendar for 2005

- July 6 July 20
- August 3 August 17
- September 7 September 21
- October 5 October 19
- November 2 November 16
- December 7 December 21

Vicki Mork, Neighborhood Assistant announced DAB Orientation to be held in two sessions, June 28th and July 26th. All DAB members are encouraged to attend. Complete details will soon be sent out by mail.

Reports received from DAB representatives:

- **Sheffield** reported more progress on the South City basketball tournament to be held in the Leon Robinson Park on South Washington. Their next neighborhood clean up will be held in October and attendance is good at Neighborhood Association meetings. He expressed concern about need for a new fire station in South City due to geographic isolation.
- **Foster** reported Fabrique Neighborhood Association had a good clean up recently. They used volunteers from the Department of Corrections. She said it was a real neighborhood cleanup as a Police Officer participating in street clothes, recognized and arrested a wanted man that he saw walking down the street. She also discovered a burned out house at 1063 S. Waverly. She recommends advertising the Ice Rink with water bill insert.
- **Dillard** reported on the many enjoyable activities available citywide on Senior Wednesdays.
- **Hartig** reported her neighborhood is concerned about the many vacant houses in the area. She also stated she received many concerns/complaints about drug usage on South Waco street. **Skelton** asked her to call him about a neighborhood resident with an outstanding warrant.
- **Skelton** reported his neighborhood association, the East Mt. Vernon Neighborhood Association is going so well they are seeking to expand the boundaries and increase participation.
- **Foley** reported he was assisting Community Policing Officer Phommachanh to recruit Hilltop kids to participate in Planeview Activity Camp for Kids. He also requested follow up on EVM2004-04225 involving a dead tree at 4311 E. Bayley.
- **Ward** noted the Planeview crime rate was down. He also said that effective July 1st all City of Wichita firearm ordinances would become null and void as State law is

superceding them. Requested the City's Law Department appear before DAB on July 6th meeting.

- **Kemp** reported K-15 Neighborhood Association has been pretty quiet. However he noted that Police Officers drove down Dunham, right past cars parked on grass and did nothing about them. Wonders about status of joint enforcement. (**CM Skelton** responded that the process is complaint driven due to small size of City Of Wichita enforcement staff.) New officers to be installed at the next K-15 Meeting, June 27, 2005.
- **Gulick** made no report.

Ward (Hartig) made motion to adjourn.

Recommend Action: Address each item as appropriate.

7. Next Meeting

The next regularly scheduled meeting for District Advisory Board III will be July 6, 2005 at Colvin Neighborhood City Hall at 7:00 p.m.

No Action Required

Adjournment

Respectfully Submitted,

Vicki Mork, Neighborhood Assistant

Visitors

Debra Miller Stevens	3125 E. Boston
John Stevens	3125 E. Boston
Mande Brader	1842 Prairie Park
Barbara Maisch	2000 S. Topeka
Donna Thornton	2714 South Fork
Annette Mapes	1314 Galena
Betty Strickland	1302 Galena
Elena Ingle	3608 Meadow Lane
John Dickson	6054 S. Minneapolis